

## \$449,999 - 6068 Rosenthal Way, Edmonton

MLS® #E4433717

**\$449,999**

3 Bedroom, 3.50 Bathroom, 1,442 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

TWO-STOREY RESIDENTIAL ATTACHED END UNIT OVER 1400 SQFT, 3 BED, 4 BATH, DOUBLE CAR GARAGE, FINISHED BASEMENT, AND NO CONDO FEES! This beautifully designed home in Rosenthal offers a stunning open concept that seamlessly connects the kitchen, living room, and dining area—perfect for both everyday living and entertaining. The kitchen features rich chestnut cabinets, a beige tile backsplash, arctic white quartz countertops, and stainless steel appliances. Upstairs, you'll find two spacious bedrooms, each with walk-in closets and private ensuites, along with a large, conveniently located laundry room. The fully finished basement adds even more value, with a spacious family room, additional bedroom, and full washroom. Enjoy the comfort of a stylish, low-maintenance home with NO CONDO FEES in a sought-after west Edmonton community.

Built in 2017

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4433717  |
| Price      | \$449,999 |
| Bedrooms   | 3         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                      |
|----------------|----------------------|
| Half Baths     | 1                    |
| Square Footage | 1,442                |
| Acres          | 0.00                 |
| Year Built     | 2017                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 6068 Rosenthal Way   |
| Area        | Edmonton             |
| Subdivision | Rosenthal (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5T 7C9              |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Deck, Exterior Walls- 2"x6", No Smoking Home, Vinyl Windows |
| Parking   | Double Garage Detached                                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Fenced, Landscaped, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 1st, 2025 |
| Days on Market | 2             |
| Zoning         | Zone 58       |
| HOA Fees       | 115.5         |
| HOA Fees Freq. | Annually      |

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Listing information last updated on May 2nd, 2025 at 11:32pm MDT